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STATE MS.-DESOTO CO.

SEP 4 9 43 AM '02

# SUBSTITUTED TRUSTEE'S DEED BK Ma7 pg M99 W.E. DAVIS CH. OLK.

WHEREAS, on January 2, 1997, R. Bradford March and Patti Ann March executed a Deed of Trust to D. B. Bridgforth, Jr., Trustee for the benefit of Bank of Mississippi, which Deed of Trust is recorded in Deed of Trust Book 881, Page 72 in the office of the Chancery Clerk of the County of DeSoto, State of Mississippi.

WHEREAS, on July 25, 2001, Robert Bradford March and Patti Ann March executed a Deed of Trust to J. Patrick Caldwell, Trustee for the benefit of Bancorp South Bank, which Deed of Trust is recorded in Deed of Trust Book 1365, Page 231, in the office of the Chancery Clerk of the County of DeSoto, State of Mississippi.

WHEREAS, default having been made in the terms and conditions of said deeds of trust and the entire debt secured thereby, having been declared to be due and payable in accordance with the terms of said deeds of trust, and the legal holder of said indebtedness, BancorpSouth Bank f/k/a Bank of Mississippi, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deeds of trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substituted Trustee's fees and expenses of sale; and

WHEREAS, the undersigned Substituted Trustee, after posting and publication of the Notice of Sale as required by the terms of said deeds of trust and the laws of the State of Mississippi, within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), on the 23<sup>rd</sup> day of August, 2002, at public outcry offered the hereinafter described property for sale at the East front door of the

County Courthouse at Hernando, County of DeSoto, State of Mississippi; and

WHEREAS, at such sale, Michael D. Cooper bid the sum of \$38,000.00; and

WHEREAS, said bid by Michael D. Cooper was the highest bid.

NOW, THEREFORE, I, William A. Baskin, Substituted Trustee, in consideration of the sum of \$38,000.00 do hereby sell and convey unto Michael D. Cooper the following described property located and situated in the County of DeSoto, State of Mississippi, to-wit:

Lot 236, Section "B", Brook Hollow Subdivision, in Section 24, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 7, Page 35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

WITNESS MY SIGNATURE, this, the 29th day of August, 2002.

SUBSTITUTED TRUSTEE

#### STATE OF MISSISSIPPI COUNTY OF DESOTO

PERSONALLY came and appeared before me, the undersigned authority in and for the county and state aforesaid, WILLIAM A. BASKIN, Substituted Trustee, who acknowledged to and before me that he signed and delivered the foregoing Substituted Trustee's Deed of the day and year therein mentioned, and for the purposes therein expressed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 29th day of August, 2002.

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NOTARY PUBLIC

My Commission Expires:



NOTE:

A copy of the proof of due publication is attached hereto and incorporated herein as Exhibit "A" to this instrument. A copy of the Substituted Trustee's Notice of Sale is attached hereto and incorporated as Exhibit "B" to this instrument.

Grantor's Address:

Tel: 662.349.0664

William A. Baskin, Esq. Holcomb Dunbar, P.A. P.O. Box 190 Southaven, MS 38671

Tel: N/A

Grantee's Address:

Michael D. Cooper

7160 TCHULAHOMA

SOUTHAVEN MS 38671

Tel: 662-349-8995

Tel: 662 449 - 0240

## PREPARER'S STATEMENT AND INDEXING INSTRUCTION

#### TYPE OF INSTRUMENT:

Substituted Trustee's Deed

## PREPARER'S NAME AND ADDRESS:

William A. Baskin, Esq. Holcomb Dunbar, P.A. P.O. Box 190 Southaven, MS 38671

662.349.0664

## **INDEXING INSTRUCTIONS:**

Property is part of a platted subdivision.

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the 24th day of July, 2002. WILLIAM A. BASKIN Substituted Trustee Aug. 1, 8, 15, 22, 2002



# PROOF OF PUBLICATION

## THE STATE OF MISSISSIPPI COUNTY OF DESOTO

Lisa Fuller personally appeared before me the undersigned in and for said County and State and states on oath that she is the CLERK of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been

made in said paper cons	ecutive times, as follows, to-wit:	
SUBSTITUTED TRUSTEE'S		
SUBSTITUTED TRUSTE'S NOTICE OF SALE WHEREAS, on January 2, 1997, B. Bradford March and Patti Ann March executed a Deed of Trust to D. B. Bridgforth, Jr., Trustee for, the benefit of Bank of Mississippi, which Deed of Trust is recorded in Deed of Trust is recorded in Deed of Trust Book 881, Page 72 in the office of the Chancery Clerk of the County of DeSoto, State of Mississippi, and WHEREAS, BancorpSouth Bank t/k/a Bank of Mississippi, the holder of said Deed of Trust and the notes secured thereby, substituted William A. Baskin as Trustee therein as authorized by		
Bradford March and Patti Ann	Volume No. 107 on the / day of Luc.	. 2002
to D. B. Bridgforth, Jr., Trustee		<b>_</b> - <del> </del>
for the benefit of Bank of	Volume No. 107 on the 8 day of Que.	, 2002
is recorded in Deed of Trust		
of the Chancery Clerk of the	Volume No. 107 on the 15 day of Occo.	, 2002
County of DeSoto, State of Mississippi and	- Λ	<del>-</del> · · · · · · · · · · · · · · · · · · ·
WHEREAS, BancorpSouth Bank	Volume No. $107$ on the $22$ day of $200$	, 2002
holder of said Deed of Trust and	312 Las) 31 Las	_, 2002
the notes secured thereby,	Volume No on the day of	, 2002
substituted William A. Baskin as Trustee therein as authorized by the terms of the aforesald Deed of Trust, by instrument dated Juty, 15. 2002. and recorded in the office of the aforesald Chancery Clerk in Book 1532, at Page 534; and	on the day of	_, 2002
of Trust, by instrument dated July	700	
15. 2002, and recorded in the office of the aforesaid Chancery	Les Julie	
Clerk in Book 1532, at Page 534; and	TITLE	in the second section of the section of t
WHEREAS, on July 25, 2001, Robert Bradlord March and Patti	(1114	
Robert Bradford March and Patti Ann March executed renewal	ı	1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1
and extension Deed of Trust to J.	•	**************************************
benefit of BancorpSouth Bank,		
which Deed of Trust is recorded in Deed of Trust Book 1365.	Sworn to and subscribed before me, this 22 day of Que	2002 1 2 2
Page 231, in the office of the	Coroni to data adopting a poloto ma, and Ary day or Coco	
DeSoto, State of Mississippi; and		5.0° 1.0° 1.0° 1.0° 1.0° 1.0° 1.0° 1.0° 1
Ann March executed renewal and extension Deed of Trust to J. Patrick Caldwell, Trustee for the benefit of BancorpSouth Bank, which Deed of Trust is recorded in Deed of Trust Book 1365, Page 231, in the office of the Chancery Clerk of the County of DeSoto, State of Mississippi, and WHEREAS, BancorpSouth Bank, the holder of said Deed of Trust and the notes secured thereby, substituted William A. Baskin as Trustee therein as authorized by the terms of the aforesaid Deed of Trust, by instrument dated of trust, by instrument dated June 26, 2002, and recorded in the office of the aforesaid Chancery Clerk in Book 1527 at Page 494; and		
and the notes secured thereby, substituted William A. Baskin as	By Yudy M. Louglas	
Trustee therein as authorized by		
of Trust, by instrument dated	V	ないはず 20 (18)
June 26, 2002, and recorded in the office of the aforesaid	NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE	
Chancery Clerk in Book 1527 at	MY COMMISSION EXPIRES: January 16, 2005	
WHEREAS default having been	BONDED THRU Dixie Notary Service, INC.	The second of the second
made in the terms and conditions of said Deeds of Trust and the	•	minimum con 3
notes secured thereby, and the	مرأرست المعلل	
rege say; and WHERIEAS, default having been made in the terms and conditions of said Deeds of Trust and the notes secured thereby, and the legal holder of said indebtedness. BanconpSouth Bank baying requested	A. Single first insertion of 474 words @ .12 \$ 56.8	δ <b>δ</b> : 1.1. ev
undersigned substituted Trustee	2 ///22 "	· ·
to execute the trust and self said land and property in accordance	B. 3 subsequent insertions of 1422 words @ .10 \$ 14	
with the terms of said Deeds of	C. Making proof of publication and deposing to same \$	<b>3.</b> 00
the sums due thereunder,	c. Making proof of publication and deposing to same \$	<u> </u>
together with attorney's fees, substituted Trustee's fees and	•	<del></del>
expenses of sale;	én .	00 00
Baskin, Substituted Trustee in	TOTAL PUBLISHER'S FEE: \$	02.08
said Deeds of Trust, will on the 23rd day of August, 2002, offer		Lot 236, Section "B", Brook Hollot Subdivision, in Section 24 Township 1 South, Range West, DeSoto County Mississipple as our part News
for sale at public outcry to the		Township I South, Range
sell within legal hours (being	EXHIBIT	West, DeSoto County
and 4:00 p.m.) at the East front	<b>■</b> 8	Mississippi, as per plat thereo
deer of the County Courthouse of DeSeto County, Mississippl, at	<b>1</b>	Clerk of DeSoto Count
Hernando, Mississippi, the	ž "A"	- Mississinni
situated and lying in the County	0. (207 - 17 (40. 502)	I will convey only such title as is vested in me as Substituted in Trustee
legal holder of said indebtechess. BancorpSouth Bank, having requested the undersigned substituted Trustee to execute the brust and self said land and property in accordance with the terms of said Deeds of Trust for the purpose of raising the sums due thereunder, together with attomey's fees, substituted Trustee's fees and expenses of sale:  NOW, THEREORE, I, William A. Baskin, Substituted Trustee in said Deeds of Trust, will on the 23rd day of August, 2002, offer for sale at public outcry to the highest bidder for cash, and will self within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) at the East front door of the County Mississippi, at Hernando, Mississippi, at Hernando, Mississippi, at Hernando, Mississippi, the following described real property situated and lying in the County of DeSoto, State of Mississippi, treet - On the Squal lower.	16- 11 9.0397 • Fax: 002.429.5225	Trustee.  - WITNESS MY SIGNATURE, this the 24th day of July, 2002.

8625 Highway 51 North, Southaven, MS 38671 • 662.393.6397 • Fax: 663.393.6463

## SUBSTITUTED TRUSTEE'S NOTICE OF SALE

WHEREAS, on January 2, 1997, R. Bradford March and Patti Ann March executed a Deed of Trust to D. B. Bridgforth, Jr., Trustee for the benefit of Bank of Mississippi, which Deed of Trust is recorded in Deed of Trust Book 881, Page 72 in the office of the Chancery Clerk of the County of DeSoto, State of Mississippi; and

WHEREAS, BancorpSouth Bank f/k/a Bank of Mississippi, the holder of said Deed of Trust and the notes secured thereby, substituted William A. Baskin as Trustee therein as authorized by the terms of the aforesaid Deed of Trust, by instrument dated July 15, 2002, and recorded in the office of the aforesaid Chancery Clerk in Book 1532, at Page 534; and

WHEREAS, on July 25, 2001, Robert Bradford March and Patti Ann March executed renewal and extension Deed of Trust to J. Patrick Caldwell, Trustee for the benefit of BancorpSouth Bank, which Deed of Trust is recorded in Deed of Trust Book 1365, Page 231, in the office of the Chancery Clerk of the County of DeSoto, State of Mississippi; and

WHEREAS, BancorpSouth Bank, the holder of said Deed of Trust and the notes secured thereby, substituted William A. Baskin as Trustee therein as authorized by the terms of the aforesaid Deed of Trust, by instrument dated June 26, 2002, and recorded in the office of the aforesaid Chancery Clerk in Book 1527 at Page 494; and

WHEREAS, default having been made in the terms and conditions of said Deeds of Trust and the notes secured thereby, and the legal holder of said indebtedness, BancorpSouth Bank, having requested the undersigned substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said Deeds of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, substituted Trustee's fees and expenses of sale;

g:\users\bill\902133\sub trustee notic **EXHIBIT** 

NOW, THEREFORE, I, William A. Baskin, Substituted Trustee in said Deeds of Trust, will on the 23rd day of August, 2002, offer for sale at public outcry to the highest bidder for cash, and will sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) at the East front door of the County Courthouse of DeSoto County, Mississippi, at Hernando, Mississippi, the following described real property situated and lying in the County of DeSoto, State of Mississippi, to-wit:

Lot 236, Section "B", Brook Hollow Subdivision, in Section 24, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 7, Page 35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

I will convey only such title as is vested in me as Substituted Trustee.

WITNESS MY SIGNATURE, this the ZyA day of July, 2002.

WILLIAM A. BASKIN Substituted Trustee

Posted at the DeSoto County Courthouse this, the \_ 2 \( \sqrt{\_\_} \) day of July, 2002.

Attest:

W. E. Davis, Chancery Clerk DeSoto County, Mississippi.

By:

PUBLISH: August 1, 8, 15, and 22, 2002.

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STATE MS. - DESOTO CO.